

**MINUTES**  
**EAU CLAIRE CITY COUNCIL LEGISLATIVE MEETING**

**Tuesday, June 22, 2021**

**City Council Chamber**

**4:00 p.m.**

**PLEDGE OF ALLEGIANCE AND ROLL CALL**

Council President Weld called the meeting to order. The following Council Members were present in-person: Kate Beaton, Emily Berge, Jill Christopherson, Catherine Emmanuelle, Jeremy Gragert, Roderick Jones, David Klinkhammer, John Lor, Terry Weld and Andrew Werthmann. The following Council Members were present remotely: Emily Anderson.

**UPDATE**

Update by Interim City Manager Solberg regarding City operations and local response during the COVID-19 pandemic.

**CONSENT AGENDA**

The Council considered a resolution adopting the Consent Agenda for the following items of routine business on Tuesday, June 22, 2021:

- Adopting the Consent Agenda.
- Approving the Minutes of the June 8, 2021 Council Legislative Session.
- Granting new bartender licenses.
- Granting the renewal of bartender licenses for the 2021-2023 licensing period.
- Granting Change of Agent for the Combination Class A Intoxicating Liquor & Fermented Malt Beverage license of Kwik Trip, LLC, d/b/a Kwik Trip 459, 2232 Otter Road, from Katherine A. Bitney to Michael B. Kilroy.
- Authorizing the Fire Department to apply for grant monies from the Wisconsin Department of Natural Resources (DNR) Forest Fire Protection Grant Program to purchase radio equipment and firefighting hand tools.
- Awarding a contract for Procurement No. 2021-41, City-Wide Street & Utility Reconstruction.
- Authorizing the City of Eau Claire to accept part of 2000 Oxford Avenue and 1903 Oxford Avenue from the Redevelopment Authority for right-of-way.
- Granting a petition and waiver for the installation of a water service tap and lateral line at 2623 Preston Road, Parcel No. 14-1233-I.

Thereupon a motion was offered by Council Member Anderson and seconded by Council Member Beaton “to adopt the consent resolution.” Said motion passed by unanimous vote.

**PROCLAMATION**

President Weld read a proclamation proclaiming the month of July as Parks and Recreation Month and encouraging the citizens of this community to join together in recognizing that parks and recreation services are essential to the quality of life, not only in July, but all through the year.

## **CAPITAL IMPROVEMENT PLAN**

The City Council considered a resolution approving the 2022-2026 Capital Improvement Plan for the City of Eau Claire. Thereupon a motion was offered by Council Member Berge and seconded by Council Member Christopherson “to adopt the resolution.”

Thereupon a motion was offered by Council Member Berge and seconded by Council Member Gragert “to amend the 2022-2026 Capital Improvement Plan” for Fund 450 Parks & Recreation by moving the funding for Princeton Valley Park (\$350,000) from year 2025 to year 2023. Said motion passed by unanimous vote.

Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Werthmann “to amend the 2022-2026 Capital Improvement Plan” for Fund 450 Park & Recreation by adding \$60,000 in year 2026 of this CIP to fund a Master Plan for a new park adjacent to Forest Hill Cemetery on/near Plank Hill. To accommodate this new project, project #434-037 – Council Chambers replacement is reduced by \$60,000 from \$1,000,000 to \$940,000. Said motion passed by unanimous vote.

A vote was then taken “to adopt the resolution” with amended 2022-2026 Capital Improvement Plan. Said motion passed by unanimous vote.

## **AGREEMENT**

The City Council considered a resolution authorizing the City Manager to enter into a State Municipal Agreement for a State-Let STP Urban Project for the construction of S. Hastings Way, from Gateway Drive to Pine Lodge Road, as part of State Project 7995-02-64/65. Thereupon a motion was offered by Council Member Emmanuelle and seconded by Council Member Gragert “to adopt the resolution.” Said motion passed by unanimous vote.

Council Member Jones left the Chamber.

## **ENCROACHMENT**

The City Council considered a resolution granting a permanent encroachment to the property owner of 202 Gibson Street for an underground vault. Thereupon a motion was offered by Council Member Klinkhammer and seconded by Council Member Lor “to adopt the resolution.” Said motion passed by the following vote: Aye: Council Members Anderson, Beaton, Berge, Christopherson, Emmanuelle, Gragert, Klinkhammer, Lor, Weld and Werthmann. Absent: Council Member Jones.

Council Member Jones returned to the Chamber.

### **EDA LOAN FUND**

The City Council considered a resolution authorizing a request to localize the Economic Development Administration (EDA) loan fund managed by the Loan Administration Board and to move the fund balance into three eligible programs under the EDA Public Works program guidance. Thereupon a motion was offered by Council Member Werthmann and seconded by Council Member Anderson “to adopt the resolution.” Said motion passed by unanimous vote.

### **ANNUAL REPORT**

The City Council considered a resolution indicating receipt and review of the 2020 Compliance Maintenance Annual Report (CMAR) for the Wastewater Treatment Plant and Collection System. Thereupon a motion was offered by Council Member Beaton and seconded by Council Member Berge “to adopt the resolution.” Said motion passed by unanimous vote.

### **SPECIAL EVENTS**

The City Council considered a resolution authorizing Fierce Freedom to conduct the Just Us for Justice Run/Walk on Wednesday, July 21, 2021 in Carson Park and along city trails and sidewalks. Thereupon a motion was offered by Council Member Christopherson and seconded by Council Member Emmanuelle “to adopt the resolution.” Said motion passed by unanimous vote.

The City Council considered a resolution authorizing the Chippewa Valley Blues Society to conduct the Tuesday Night Blues on Tuesdays from July 6 - August 31, 2021 in Owen Park. Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Jones “to adopt the resolution.” Said motion passed by unanimous vote.

### **APPOINTMENTS**

The City Council considered a substitute resolution approving appointments and reappointments to various Boards, Commissions and Committees. Thereupon a motion was offered by Council Member Klinkhammer and seconded by Council Member Lor “to adopt the resolution.” Said motion passed by unanimous vote.

### **TIMBER BLUFF**

The City Council considered a resolution approving a Certified Survey Map with right-of-way dedication for property located at Graff Road (File CSM-7-21). Thereupon a motion was offered by Council Member Werthmann and seconded by Council Member Anderson “to adopt the resolution.” Said motion passed by unanimous vote.

The City Council considered a resolution authorizing the City Manager to enter into an amended development agreement with Wurzer Builders, Inc. for street and utility improvements within the Plat of Timber Bluff. Thereupon a motion was offered by Council Member Beaton and seconded by Council Member Berge “to adopt the resolution.” Said motion passed by unanimous vote.

## **GALLOWAY FLATS**

The City Council considered a resolution approving a Certified Survey Map with easements for property located at Galloway Street and River Prairie Drive (File CSM-8-21). Thereupon a motion was offered by Council Member Christopherson and seconded by Council Member Emmanuelle “to adopt the resolution.” Said motion passed by unanimous vote.

The City Council considered a resolution approving the final plat for Galloway Flats located at the southeast corner of Galloway Street and River Prairie Drive (File P-5-21). Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Jones “to adopt the resolution.” Said motion passed by unanimous vote.

The City Council considered a resolution authorizing the City Manager to enter into a development agreement with RyKey Properties LLC for trail and utility improvements within the Plat of Galloway Flats. Thereupon a motion was offered by Council Member Klinkhammer and seconded by Council Member Lor “to adopt the resolution.”

Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Werthmann “to amend the resolution” by adding the following: “WHEREAS, the City Council will review and approve future site plans for trail connectivity which shall include a 10-foot connection on the Galloway Flats southeast and northeast site to the adjacent public trail.” Said motion passed by the following vote: Aye: Council Members Anderson, Beaton, Emmanuelle, Gragert, Jones, Lor and Werthmann. Nay: Council Members Berge, Christopherson, Klinkhammer and Weld.

A vote was then taken “to adopt the resolution” as amended. Said motion passed by unanimous vote.

## **AFFORDABLE HOUSING GRANT**

The City Council considered a resolution authorizing an affordable housing grant in the amount of \$192,700 to W Capital Group for construction of The Current, Phase 2. Thereupon a motion was offered by Council Member Werthmann and seconded by Council Member Anderson “to adopt the resolution.” Said motion passed by unanimous vote.

## **PARKING**

The Council considered an ordinance amending Table IX of the Code of Ordinances of the City of Eau Claire entitled “Parking During Specified Hours.” Thereupon a motion was offered by Council Member Beaton and seconded by Council Member Berge “to adopt the ordinance.” Said motion passed by unanimous vote.

## ZONING

The Council considered an ordinance rezoning properties located at the southeast corner of Galloway Street and River Prairie Drive from I-2 to R-2P and R-3P and P-Public and to adopt the general development plan for a mixture of single-family, twin homes, multi-family and city owned open space (Z-1693-21). Thereupon a motion was offered by Council Member Christopherson and seconded by Council Member Emmanuelle “to adopt the ordinance.” Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Werthmann “to amend the general development plan” attached to Z-1693-21 as follows:

To add to the conditions of approval set forth in the staff report the following:

8. Install a sidewalk around the interior perimeter drive adjacent to the twin homes, including a crosswalk to connect to the east-west sidewalk along the south side of the entrance drive and to connect to interior private trail extensions at the northeast and southeast corners of the development.
9. Install a 10-foot wide trail connection from the interior perimeter sidewalk through the northeast open space and a 10-foot wide trail connection through the southeast open space as a continuation of the sidewalk connecting to the shared picnic space and public trail.

Said motion passed by the following vote. Aye: Council Members Anderson, Beaton, Berge, Christopherson, Emmanuelle, Gragert, Jones, Klinkhammer, Weld and Werthmann.

Nay: Council Member Lor.

A vote was then taken “to adopt the ordinance” with amended general development plan. Said motion passed by unanimous vote.

The Council considered an ordinance rezoning property located at 4215 Drier Court from TR-1A to R-1 (Z-1694-21). Thereupon a motion was offered by Council Member Gragert and seconded by Council Member Jones “to adopt the ordinance.” Said motion passed by unanimous vote.

The Council considered an ordinance rezoning property located at the east end of Hagman Street from R-1A to R-2P and to adopt the general development plan with reduction in the front yard setback to 25 feet instead of the required 30 feet for twin homes development (Z-1695-21). Thereupon a motion was offered by Council Member Klinkhammer and seconded by Council Member Lor “to adopt the ordinance.” Said motion passed by unanimous vote.

## CLOSED SESSION

Council President Weld announced that upon a motion duly made and seconded, the City Council may go into closed session to conduct the performance evaluation and discuss performance criteria of the Interim City Manager, an employee over whom the City Council exercises responsibility, which is permitted in closed session pursuant to s. 19.85(1)(c) of the Wisconsin Statutes. Thereupon a motion was offered by Council Member Anderson and seconded by Council Member Beaton to “convene into closed session.” Said motion passed by unanimous vote.

**OPEN SESSION**

Thereupon a motion was offered by Council Member Klinkhammer and seconded by Council Member Werthmann to “return to open session.” Said motion passed by unanimous voice vote.

**ADJOURNMENT**

The meeting adjourned without objection.

Adjournment: June 22, 2021

Time: 8:46 p.m.

ATTEST:

/s/ Terry L. Weld  
Council President

/s/ Carrie L. Riepl  
City Clerk